



Public Involvement

FACT SHEET, September 2005

Union Pacific To Clean up Contaminated Soil

The Department of Toxic Substances Control (DTSC) is overseeing the cleanup of contaminated soil at Union Pacific Oakland Coliseum property (Site) located at 700 73rd Avenue, in Oakland, California. Present investigation results indicate that there is polychlorinated biphenyls (PCBs), volatile organic compounds (VOCs) and total petroleum hydrocarbons (TPH) in the soil. (See site map on Page 3). The contamination is at levels which require cleanup prior to re-use of the property.

A cleanup plan called a Draft Removal Action Workplan (RAW) describes in detail the investigations and proposed cleanup of the Site. The Draft RAW is available for your review at the Information Repositories listed on page 4 of this Fact Sheet. If you have questions about this site, please contact Ms. Katharine Hilf, DTSC Project Manager, at (510) 540-3817 or email khilf@dtsc.ca.gov. This Fact Sheet will provide you with the following information:

- Site background and cause of contamination
- Explanation of a RAW
- Alternatives considered for cleanup
- Proposed activities for remediation
- California Environmental Quality Act – Notice of Exemption

PUBLIC COMMENT PERIOD

We encourage you to review and comment on the Draft RAW. DTSC is holding a 30-day public comment period beginning October 6, 2005 to November 7, 2005. DTSC will consider and respond to all public comments received during the comment period before making a final decision on the cleanup of the Union Pacific Oakland Coliseum site.

Please send comments, postmarked by November 7, 2005 to Ms. Katharine Hilf, DTSC Project Manager, 700 Heinz Avenue, Berkeley, CA 94710 or email at khilf@dtsc.ca.gov.

A public meeting will be considered if one is requested. Please submit a written request for a public meeting, including the significant issues to be raised, to Nancy Cook, Public Participation Specialist at DTSC, 700 Heinz Avenue, Berkeley, CA 94710 or email ncook@dtsc.ca.gov by November 7, 2005.



Background

The Site is a 120 ft. by 180 ft. vacant lot located in a mixed industrial/commercial area in the southern portion of Oakland near the Oakland Coliseum, west of San Leandro Street. The Site has been unoccupied since March 1992.

The Site is bound by the Oakland Coliseum Inner City Rail Station on the north and west, the Oakland Coliseum Bay Area Rapid Transit (BART) overhead pedestrian walkway on the north, the Alameda Flood Control Canal to the south and west, and by industrial properties to the east. Three sets of railroad tracks traverse the Site in a north-south direction, west of the property. The nearest residential area is over a quarter mile away from the Site to the north and east. The Site is fenced and posted with signs.

Soil and groundwater investigations were conducted in 1998, 2000, and 2001. Based on those investigations, it was determined that the soil was contaminated with PCBs, TPH, and VOCs perchloroethylene (PCE) and trichloroethene (TCE)). The levels found during investigations are above acceptable levels for industrial re-use of the property, therefore, a cleanup is needed.

The groundwater, which is also contaminated with VOCs, will be addressed at a later date.

Site History

The land was acquired by Central Pacific Railroad in March 1895. Melrose Station (Elmhurst, California) occupied the southwest corner of the Site. This depot building was retired in 1933 and removed. Central Pacific Railroad subsequently merged with Southern Pacific Transportation Company. From September 1959 to March 1992, the Site was operated as an auto salvage yard under two successive tenants. Southern Pacific Transportation Company and Union Pacific Railroad Company merged in 1996.

What is a RAW?

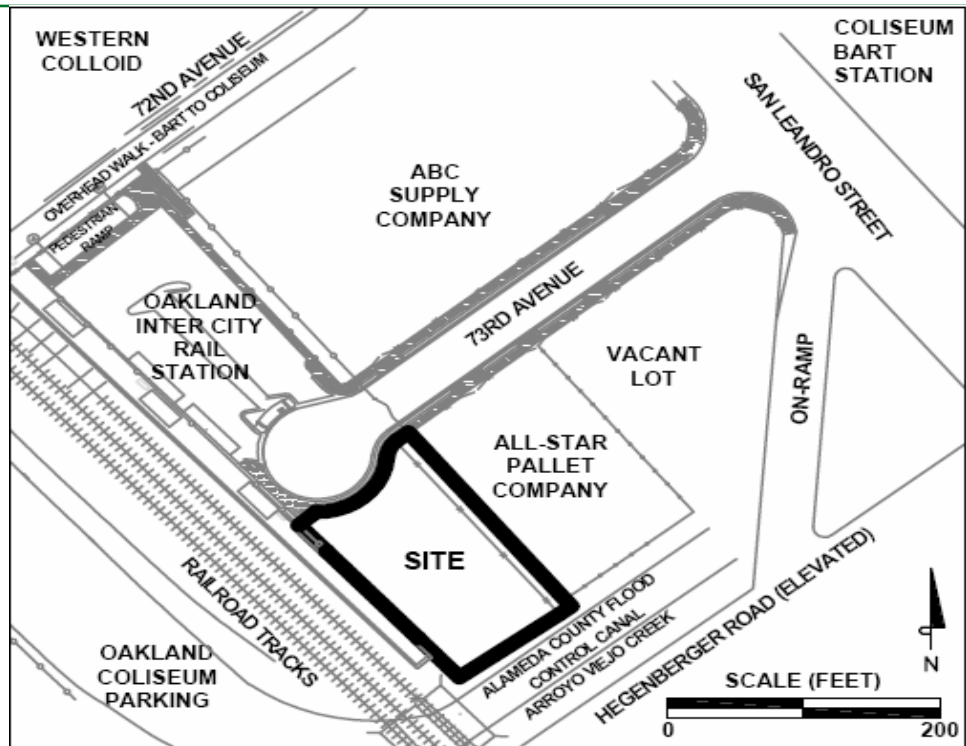
The Draft RAW summarizes previous studies, identifies cleanup goals, and evaluates cleanup alternatives. The Draft RAW then identifies the alternative DTSC believes is the most appropriate for the site. Before DTSC makes a final decision to approve, modify, or deny a draft RAW, the Draft RAW is made available for public comment during a 30-day public comment period. All comments received from the public during the public comment period are reviewed and considered before the Draft RAW is approved.

Alternatives Considered

Four cleanup alternatives were evaluated for the Union Pacific Oakland Coliseum Site.

- **No Action with Land Use Covenants** - The no action alternative would involve leaving the soil in place and placing controls such as Land Use Covenants and fencing to prevent contact with contaminated soil.
- **Soil Vapor Extraction/ Excavation of PCB-Impacted Soil** – This alternative involves applying a vacuum through extraction wells to extract the VOCs from the soil. Approximately 150 cubic yards of PCB-impacted soil would also need to be excavated and disposed of off-site.
- **Chemical Oxidation/Excavation of PCB-Impacted Soil** – This alternative involves introducing a chemical agent into the soil through injection wells to convert VOC contaminants to non-hazardous or less toxic compounds that are more stable, less mobile, and/or inert. Approximately 150 cubic yards of PCB-impacted soil would also need to be excavated and disposed of off-site.
- **Excavation/Off-Site Disposal** – This alternative involves abandonment of existing monitoring wells, removal of VOC- and PCB-impacted soils, disposal of excavated soil at approved waste facilities, backfill and compaction of the excavated area with clean soil, and installation of replacement monitoring wells.

Figure 1 – Site Map



DTSC's Recommendation

DTSC recommends the proposed soil excavation and off-site disposal of the contaminated soil. Approximately 2,000 cubic yards of soil would be excavated from the Site. The excavated soil would be loaded onto trucks and hauled to approved disposal facilities. Confirmation sampling would be conducted to confirm remaining soil is below applicable cleanup goals. The excavation would be backfilled with clean soil that has been approved for use by the DTSC.

Cleanup goals have been developed based on commercial/industrial use. Before DTSC makes a final decision to approve or deny the proposed plan, we will review and consider the comments received during the 30-day public comment period.

What You May See During the Cleanup

If soil excavation and off-site disposal is approved by DTSC, the cleanup should take approximately 3 weeks. While the cleanup activities are taking place, you may see the following:

- Workers on-site using construction machinery as well as safety gear.
- The excavated soil loaded onto trucks

and transported to approved off-site disposal facilities. The loaded trucks will be covered with tarps or similar types of covering.

- There may be a short-term increase in the amount of truck traffic in the area during the cleanup activities. However, trucks will attempt to avoid major commute times and will avoid residential and school areas.
- During the excavation, dust will be controlled, as necessary, using hand held water spray systems or a small water truck, as appropriate. Air monitoring will be conducted during excavation and loading activities to measure for potential air emissions.

California Environmental Quality Act - Notice of Exemption:

DTSC has prepared a Draft Notice of Exemption (NOE) for this project as required by the California Environmental Quality Act. This document will be filed with the Governor's Office of Planning and Research, State Clearinghouse. The Draft NOE is DTSC's finding that the proposed cleanup will not have a potential for significant effects on the environment or human health because of controls in place during remediation.

FOR MORE INFORMATION

If you would like more information about the project please contact:

Katharine Hilf, Project Manager
Department of Toxic Substances Control
(510) 540-3817
khilf@dtsc.ca.gov

For information about public participation and community involvement, please contact:

Nancy Cook, Public Participation Specialist
Department of Toxic Substances Control
(510) 540-3923
ncook@dtsc.ca.gov

For media questions, please contact:

Angela Blanchette, Public Information Officer
Department of Toxic Substances Control
(510) 540-3732
ablanche@dtsc.ca.gov

ANUNCIO

Si prefiere hablar con alguien en español acerca de ésta información, favor de llamar a Jacinto Soto, Departamento de Control de Substancias Tóxicas. El número de teléfono es (510) 540-3842.

INFORMATION REPOSITORIES

The Draft RAW and related documents can be reviewed at the following locations:

Elmhurst Branch Library
1427 88th Avenue
Oakland, California
(510) 615-5727

DTSC File Room
700 Heinz Avenue
Berkeley, CA 94710
(510) 540-3800
Hours: Mon.-Fri. 8:00 a.m. - 5:00 p.m.
Please call for an appointment.

TDD users can use the California State Relay Service at (888) 877-5378. Ask to speak to Nancy Cook, Public Participation Specialist, at (510) 540- 3923.